

# 3295 EL CAMINO REAL

ATHERTON, CALIFORNIA

NEWLY REMODELED  
±8,600 SF

PREEMINENT ATHERTON  
OFFICE OPPORTUNITY  
FOR LEASE



HIGH-END CREATIVE  
FINISHES



OPEN OFFICE  
LAYOUT



RARE ATHERTON  
ADDRESS



[www.3295ecr.com](http://www.3295ecr.com)



# PROPERTY HIGHLIGHTS



±8,600 SF NEWLY REMODELED FACILITY



FULLY BUILT OUT KITCHENETTE



HIGH VISIBILITY LOCATION



TENANT IMPROVEMENTS AVAILABLE



PRIVATE 19 CAR PARKING LOT



BEAUTIFUL INDOOR COURTYARD



CLOSE TO DOWNTOWN RWC AND MENLO PARK



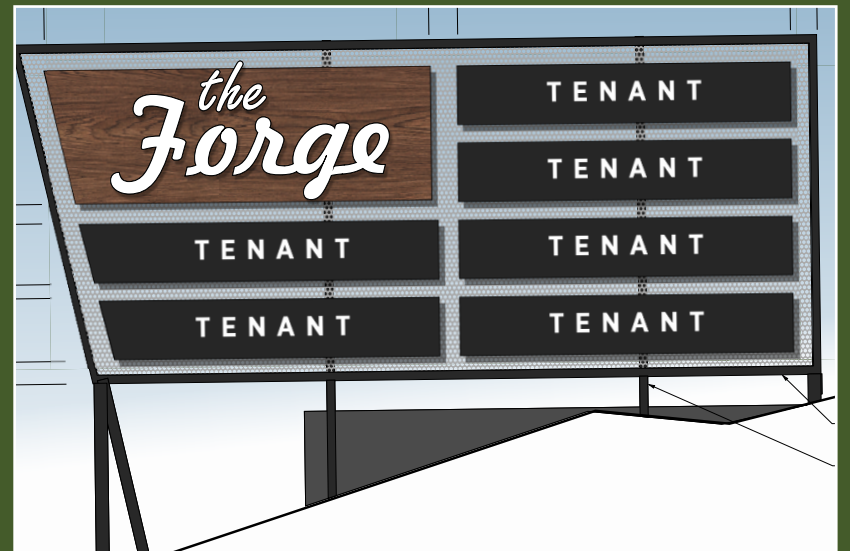
LOCAL/RESPONSIVE OWNERSHIP



FLEXIBLE TERM LENGTHS



CALL FOR RATE



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# FLOOR PLAN

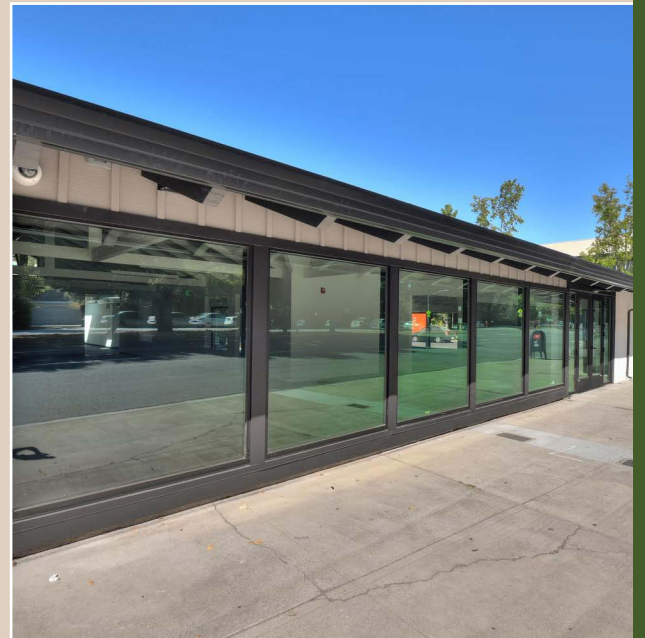
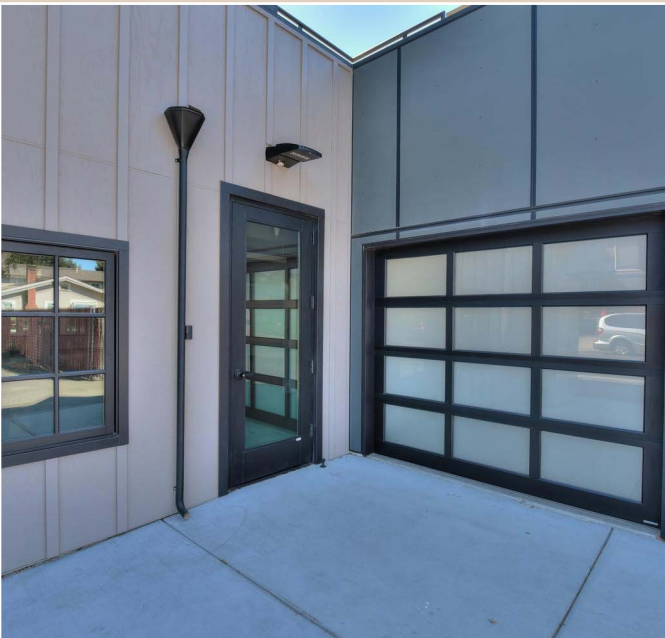
VIRTUAL TOUR **360°**



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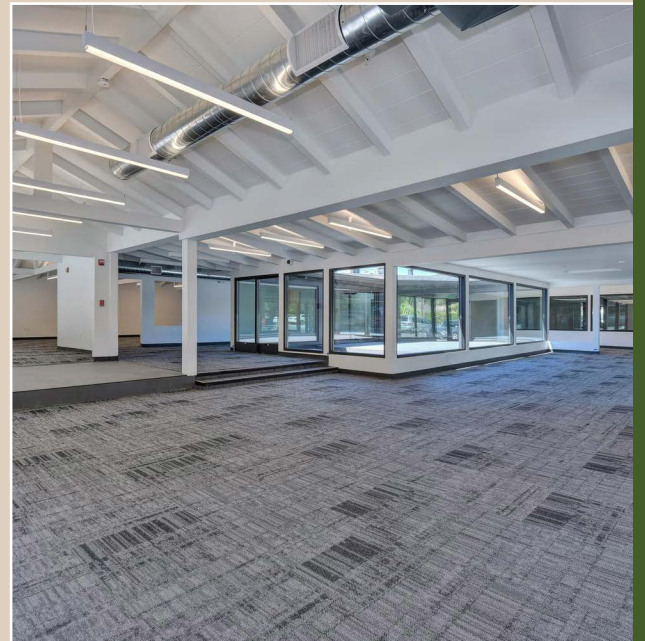
# EXTERIOR



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# »»» INTERIOR



# NEARBY AMENITIES

121+

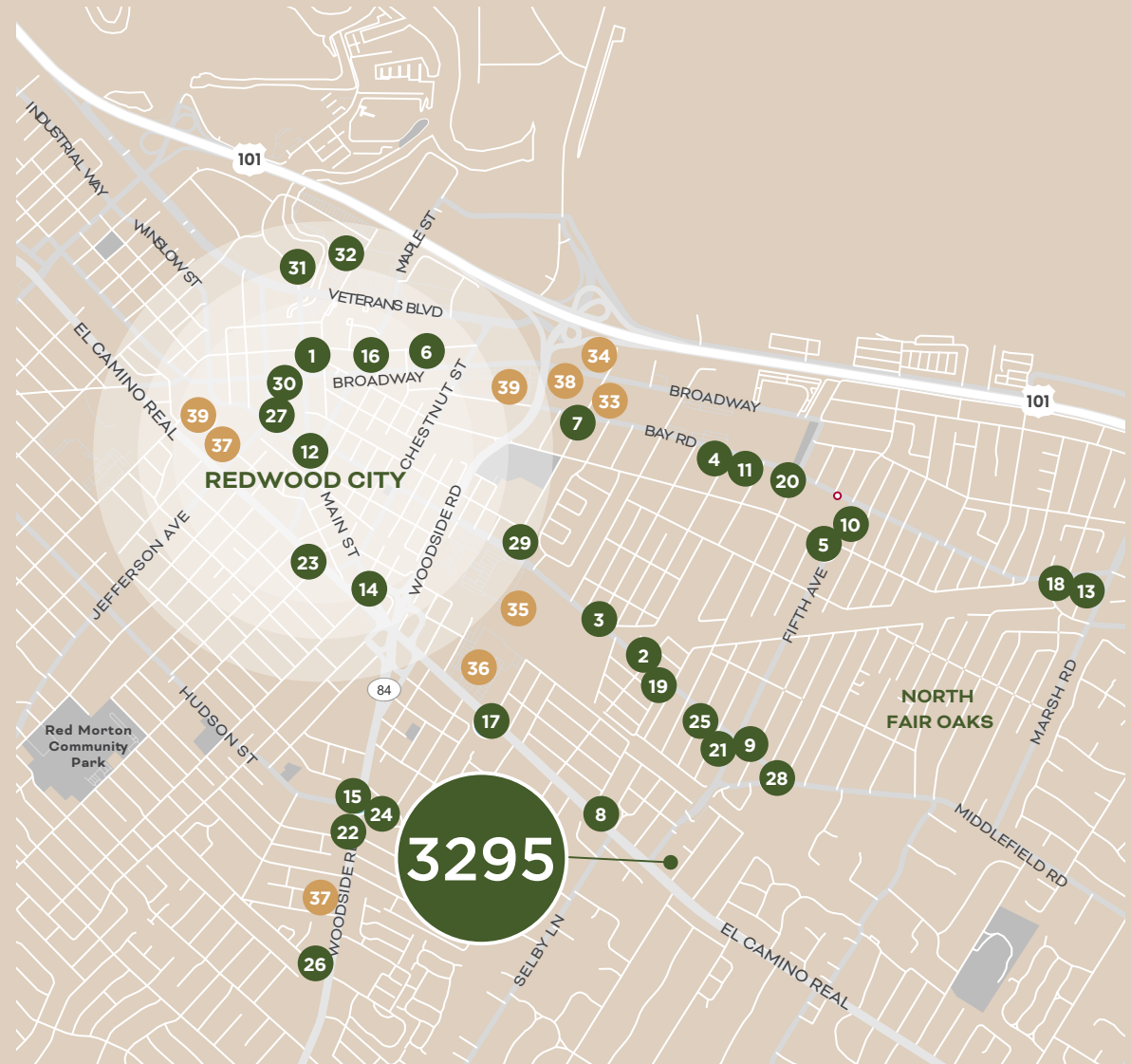
RESTAURANTS, SHOPS AND ENTERTAINMENT IN AND AROUND DOWNTOWN REDWOOD CITY

## RESTAURANTS

- |                               |                               |
|-------------------------------|-------------------------------|
| 1. Vesta                      | Fired Pizzeria                |
| 2. Cuco's Burritos            | 18. Los Gallos Taqueria & Bar |
| 3. Capelo's Barbecue          | 19. La Casita Chilanga        |
| 4. Falafel & Things           | 20. Mi Hacienda Taqueria      |
| 5. Tacos El Grullense E&E     | 21. Brew Coffee               |
| 6. Cariblu Restaurant         | 22. Redwood City BBQ          |
| 7. Gourmet Gyros & Kebabs     | 23. Tacos Los Gemelos         |
| 8. Los Carnalitos             | 24. Karakade Thai Cuisine     |
| 9. Martin's                   | 25. Tokemoana Foods           |
| 10. Zipotes Restaurant        | 26. Bravo Taqueria            |
| 11. Cocola Bakery             | 27. RocknWraps & Kebobs       |
| 12. Milagros                  | 28. Michoacan Produce Market  |
| 13. Freewheel Brewing Company | 29. Tacos El Grullense E&E    |
| 14. Harry's Hofbrau           | 30. Venga Empanadas           |
| 15. Diner Japonica            | 31. In-N-Out Burger           |
| 16. Ahi Sushi Hibachi         | 32. L&L Hawaiian Barbecue     |
| 17. Pronto Wood               |                               |

## RETAIL

- 33. SAGE Veteriariy Centers
- 34. 24 House Fitness
- 35. Costco
- 36. Target
- 37. Safeway
- 38. Smart & Final
- 39. CVS



# TRANSPORTATION MAP

## DRIVE TIMES

**06 MINS**

**DOWNTOWN REDWOOD CITY**  
*2 Miles*

**08 MINS**

**HWY 101**  
*2.5 Miles*

**09 MINS**

**HWY 280**  
*3.6 Miles*

**20 MINS**

**SAN FRANCISCO AIRPORT (SFO)**  
*18 Miles*

**24 MINS**

**SAN JOSE AIRPORT (SJC)**  
*20 Miles*



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FOR MORE INFORMATION, PLEASE CONTACT:

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